

# MANISTEE CITY PLANNING COMMISSION

70 Maple Street  
P.O. Box 358  
Manistee, Michigan 49660

## MEETING OF JUNE 2, 1994

There will be a meeting of the Manistee City Planning Commission to be held on Thursday, June 2, 1994 at 7:00 P.M. in the City Council Chambers in City Hall, 70 Maple Street, Manistee, Michigan.

## A G E N D A

- I. Roll Call
- II. Matters Pertaining to the General Citizenry:
  - A. Public Hearing:
    - 1. Schrader
    - 2. United Broadcasting
    - 3. Natholee C. Schwaiger Trust
  - B. Site Plan Reviews:
    - 1. Solberg
    - 2. Manistee Village Partners, Lakeshore III
    - 3. 440 West Restaurant Deck
  - C. Questions, Concerns and Consideration of Matters Pertaining to Citizens in Attendance:
    - 1.
- III. Business Session:
  - A. Approval of Minutes
    - 1. Special Meeting (4/21/94)
    - 2. Regular Meeting (5/5/94)
  - B. Unfinished Business:
    - 1. Proposed Amendments concerning Mobile Homes.
    - 2. Master Plan Amendments
    - 3. Sign Ordinance
    - 4. Historic Overlay District Ordinance Rewrite
    - 5. Washington Street Rentals
    - 6. 440 West Restaurant Lease
  - C. Other Communications:
    - 1. City Update
    - 2. DNR High Risk Erosion
  - D. Reports:
    - 1. D.D.A. Update
    - 2. Zoning Board of Appeals
    - 3. Site Plan Review/Historic Overlay Committees
    - 4. Joint City Review/Ordinance Committee
  - E. New Business:
    - 1. Schrader *Roll*
    - 2. United Broadcasting *Recommend*
    - 3. Natholee C. Schwaiger Trust
- IV. Work/Study Session:
- V. Adjournment

cc: Planning Commission Members  
R. Ben Bifoss, City Manager  
Jon Rose, City Code Administrator  
Kurt Schindler, County Planner  
Manistee News Advocate  
Manistee Observer  
WMTE Radio  
Beth Adams, DDA/Mayor  
Dale Picardet  
Julie Beardslee, Assessor

[illegible]



Manistee Village Partners  
1362 North River Road  
St. Clair, MI 48079

Telephone (810)329-3100  
Facsimile (810)329-9328

June 2, 1994

City of Manistee  
Planning Commission  
70 Maple Street  
P. O. Box 358  
Manistee, MI 49660

RE: Harbor Village at Manistee Beach  
LakeShore Building #3

Dear Planning Commission:

Manistee Village Partners is requesting to be on the June 3rd Agenda to present drawings for site plan approval of LakeShore Building #3. This building is a duplicate of Lakeshore Building #2. This building and site plan comply with the PUD and Special Use Permit recently approved by the City of Manistee.

Because of prior commitments, I will not be able to attend this meeting. I have discussed this submittal with Jon Rose and hopefully he can answer any questions the Commission might have. Manistee Village Partners is currently planning to start building sometime in June.

Thank you for your continuing attention and cooperation.

Sincerely,

Terry L. Beier, P.E.  
Vice President  
DSL Development Company  
Managing Partner

TLB/sjz  
ls#3plco

STATE OF MICHIGAN



JOHN ENGLER, Governor

DEPARTMENT OF NATURAL RESOURCES

Stevens T. Mason Building, P.O. Box 30028, Lansing, MI 48909

ROLAND HARMES, Director

NATURAL RESOURCES  
COMMISSION

JERRY C. BARTNIK  
ARRY DEVUYST  
AUL EISELE  
JAMES P. HILL  
DAVID HOLLI  
JOEY M. SPANO  
JORDAN B. TATTER

May 13, 1994

Mr. John Rose  
Code Administrator  
P.O. Box 358  
Manistee, Michigan 49660

Dear Mr. Rose:

In 1990, the Michigan Department of Natural Resources (Department) approved the City of Manistee's Zoning Ordinance, which incorporated the construction standards and permit requirements established under the Shorelands Protection and Management Act, 1970 PA 245, as amended. As a result of this action, the City of Manistee assumed permitting authority of the high risk erosion area program.

In May 1992, amendments made to the Great Lakes Shorelands Administrative Rules significantly modified the construction standards under the high risk erosion area program. In addition to the rule amendments, changes in the high risk erosion areas and projected recession distances were formally instituted in Manistee County on December 20, 1993. Because of these changes, Article 75, the High Risk Erosion Overlay Zone, no longer meets state standards and must be amended if permitting authority under the high risk erosion area program is to remain with the City.

To assist communities in assessment and adoption of the amended standards, the Department contracted with the Planning and Zoning Center, Inc., to develop model ordinances which would be approvable under the Shorelands Act. Enclosed are copies of those ordinances for your review and use. If your community is interested in retaining permitting authority, Department staff would be available to assist in adoption of one of these ordinances. Also, the enclosed summary sheet will provide additional details regarding the amended high risk erosion area program.

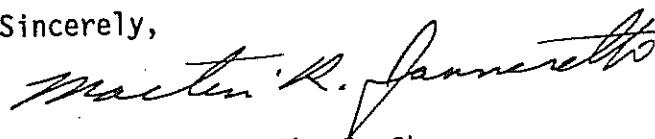
Under Rule 2.(23), communities with approved ordinances are given one year from the date of notification to adopt the amended setback requirements if permitting is to remain at the local level. This letter serves as formal notice of the need to amend your present ordinance and adopt the revised requirements by May 20, 1995.



Mr. John Rose  
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We hope this letter will assist you in review of the amended regulations in the high risk erosion areas. We encourage you to review and consider continued enforcement of this program. We will be in contact with you in the near future to discuss this matter. In the interim, please contact either Ms. Penny Holt or me at 517-373-1950 if you have questions regarding the required revisions.

Sincerely,

A handwritten signature in cursive script, reading "Martin R. Jannereth".

Martin R. Jannereth, In Charge  
Shorelands Management Unit  
Land and Water Management Division  
517-373-1950

Enclosures

cc: Supervisor